RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Kimberly Mumma and husband Andrew Mark Mumma

GRANTEE(s)
Federal National Mortgage Association

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

BILL GARRETT, Davidson County
Trans:T20100005871 DEEDTRS
Recvd: 02/01/10 08:12 6 pgs
Fees:32.00 Taxes:0.00
20100201-0007536

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated November 5, 2007 and recorded November 13, 2007, as Instrument No. 20071113-0132935 in the Register's Office of Davidson County, Tennessee, Kimberly Mumma and Andrew Mark Mumma conveyed to Bob Armstrong, as Trustee for Mortgage Electronic Registration Systems Inc. as a seperate corporation acting soley as a nominee for American Equity Mortgage, Inc. and American Equity Mortgage, Inc.'s Succesors and Assigns, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured has appointed **SHELLIE WALLACE** as Successor Trustee and **MARIA NEUMANN** as Co-Trustee by instrument of record recorded on January 19, 2010 as Instrument No. 201001190004127 in the Register's Office of Davidson County, Tennessee; and

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed, and the holder of said Deed of Trust has requested said Successor Trustee to, upon proper advertisement and notice, sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, advertisement and notice of the sale identifying all interested parties of said property was made and given conformity with the terms and provisions of said Deed of Trust, and Tenn. Code Ann. Sec. 35-5-104; said advertisement began on December 28, 2009 and was advertised a total of three times, prior to actual sale date; and

WHEREAS, pursuant to said advertisement and notice, on January 20, 2010 at the The Sommet Center in Nashville, Tennessee, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which time the said property was struck off and sold to GMAC Mortgage, LLC, at and for the sum of $239,128.90, that being the highest and best bid offered; and

WHEREAS, the said GMAC Mortgage, LLC has assigned its interest in said property to the Federal National Mortgage Association, its successors and assigns; and

WHEREAS, the purchaser has complied with the terms of the sale by paying into the hands of the undersigned Successor Trustee the expenses of the sale with the balance being applied upon said indebtedness for which said property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by GMAC Mortgage, LLC of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Successor Trustee does hereby grant, bargain; sell; and convey to the Federal National Mortgage Association, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being lot No. 158 on the map of Williams addition to Edgefield, now East Nashville, as of record in Book 21, page 60, Register's Office for said County.

Said Lot No. 158 fronts 50 feet on the South side of Shelby Avenue and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Kimberly Mumma and husband Andrew Mark Mumma by Quitclaim deed recorded November 16, 2006 , as Instrument No. 20061116-0142354, Register's Office for Davidson County, Tennessee.

Commonly known as: 626 Shelby Avenue, Nashville, Tennessee 37206.

Tax Parcel No.: 063 04 0 041.00

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto the Federal National Mortgage Association, its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 20 day of Jan, 10.

Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas, this 20 day of Jan, 10.

Notary Public

My Commission Expires:

MATTHEW D. MARTIN
Notary Public-Arkansas
Pulaski County
My Commission Expires 06-15-2019
Commission # 12371726

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $239,128.90, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale. However, the grantee(s) are exempt from any and all transfer taxes.

Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with who I am personally acquainted, and whom acknowledged that such person executed the foregoing Form for Oath for the purposes therein contained.

Witness my hand and seal at office in LR this 20 day of Jan, 10.

Notary Public

My Commission Expires:

MATTHEW D. MARTIN
Notary Public-Arkansas
Pulaski County
My Commission Expires 06-15-2019
Commission # 12371726

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Fannie Mae
P.O. Box 650043
Dallas, TX 75265-0043

EXHIBIT "A"

SERVICEMEMBERS CIVIL RELIEF ACT AFFIDAVIT

STATE OF Arkansas

COUNTY OF Pulaski

BEFORE ME, the undersigned authority, on this day personally appeared Shellie Wallace, who after being duly sworn, deposed and stated:

1. I am the Successor Trustee with a certain deed of trust, dated November 5, 2007, recorded November 13, 2007, as Instrument No. 20071113-0132935 in the Register's Office of Davidson County, Tennessee, executed by Kimberly Mumma and Andrew Mark Mumma in favor of Mortgage Electronic Registration Systems Inc. as a seperate corporation acting soley as a nominee for American Equity Mortgage, Inc. and American Equity Mortgage, Inc.'s Succesors and Assigns to secure the payment of a deed of trust note to Mortgage Electronic Registration Systems Inc. as a seperate corporation acting soley as a nominee for American Equity Mortgage, Inc. and American Equity Mortgage, Inc.'s Succesors and Assigns.

2. GMAC Mortgage, LLC is the holder of or agent for the holder of the indebtedness secured by said deed of trust.

3. To the best of my knowledge and belief, the mortgagors holding an interest in the above-described property were (1) not members of the Armed Forces of the United States of America and had not been members of any such entities for at least three (3) months prior to the date of the foreclosure sale the subject hereof or (2) were members Armed Forces of the United States of America at the time the security instrument was executed.

4. As such, foreclosure of this property will not be subject to the provisions of 50 U.S.C.S. §501, *et seq.* (the Servicemembers Civil Relief Act).

FURTHER AFFIANT SAYETH NOT.

DATED this 20 day of Jan, 10.

Shellie Wallace
Affiant

ACKNOWLEDGMENT

STATE OF Arkansas

COUNTY OF Pulaski

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

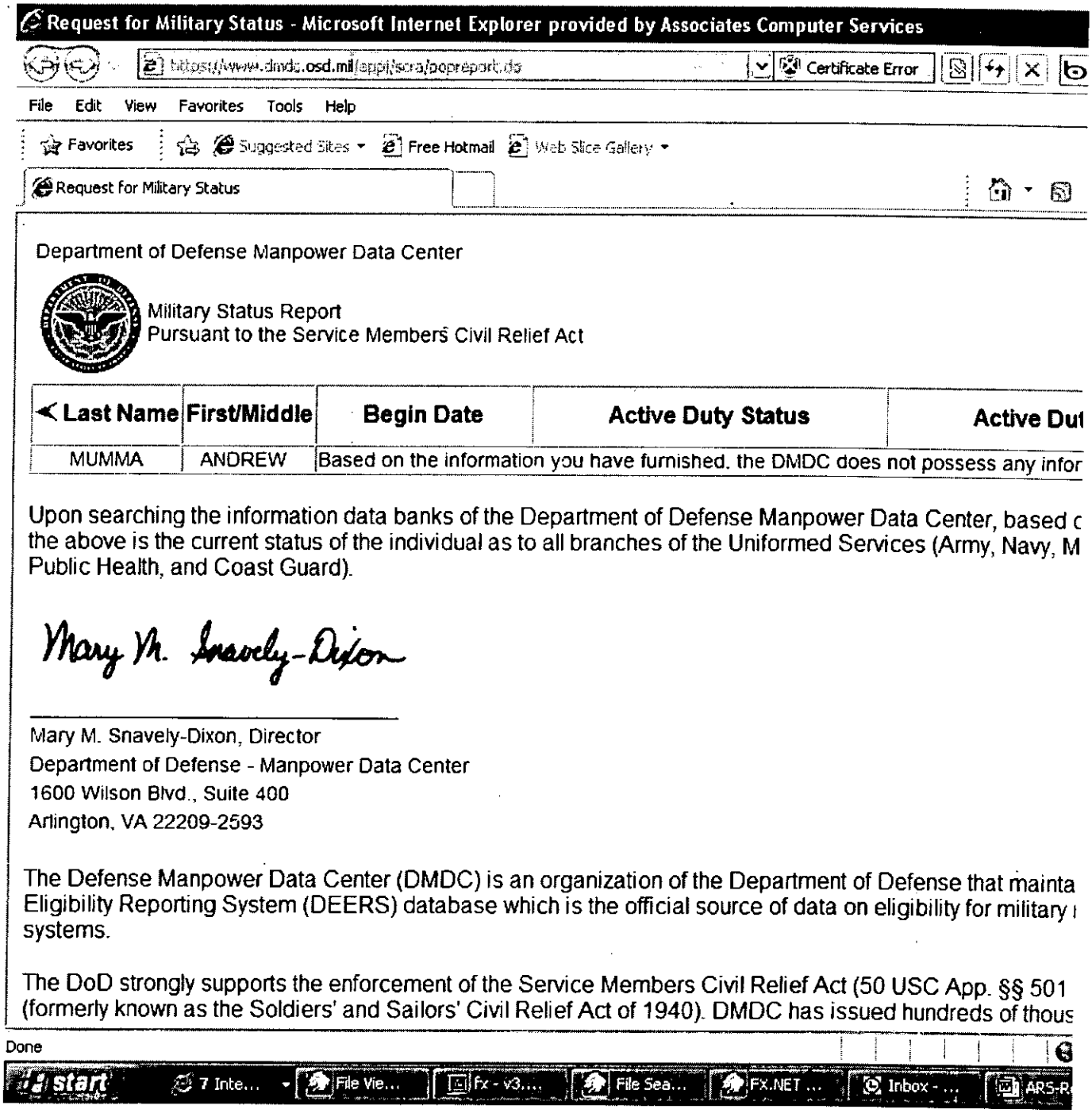
Witness my hand and seal at office in Little Rock, Arkansas this 20 day of Jan, 10.

Notary Public

My Commission Expires:

MATTHEW D. MARTIN
Notary Public-Arkansas
Pulaski County
My Commission Expires 06-15-2019
Commission # 12371725

DServiceMembersAffidavitTN_chood_100120_1353


Request for Military Status - Microsoft Internet Explorer provided by Associates Computer Services
https://www.dmdc.osd.mil/appj/scra/popreport.do
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Request for Military Status
Department of Defense Manpower Data Center
Military Status Report
Pursuant to the Service Members Civil Relief Act
Last Name
First/Middle
Begin Date
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MUMMA
ANDREW
Based on the information you have furnished. the DMDC does not possess any infor
Upon searching the information data banks of the Department of Defense Manpower Data Center, based c
the above is the current status of the individual as to all branches of the Uniformed Services (Army, Navy, M
Public Health, and Coast Guard).
Mary M. Snavely-Dixon
Mary M. Snavely-Dixon, Director
Department of Defense - Manpower Data Center
1600 Wilson Blvd., Suite 400
Arlington, VA 22209-2593
The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense that mainta
Eligibility Reporting System (DEERS) database which is the official source of data on eligibility for military
systems.
The DoD strongly supports the enforcement of the Service Members Civil Relief Act (50 USC App. §§ 501
(formerly known as the Soldiers' and Sailors' Civil Relief Act of 1940). DMDC has issued hundreds of thous
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Request for Military Status - Microsoft Internet Explorer provided by Associates Computer Services

https://www.dmdc.osd.mil/appj/scra/popreport.do — Certificate Error

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Favorites | Suggested Sites | Free Hotmail | Web Slice Gallery

Request for Military Status

Department of Defense Manpower Data Center

Military Status Report
Pursuant to the Service Members Civil Relief Act

Last Name	First/Middle	Begin Date	Active Duty Status	Active Dut
MUMMA	KIMBERLY	Based on the information you have furnished, the DMDC does not possess any infor		

Upon searching the information data banks of the Department of Defense Manpower Data Center, based c
the above is the current status of the individual as to all branches of the Uniformed Services (Army, Navy, M
Public Health, and Coast Guard).

Mary M. Snavely-Dixon

Mary M. Snavely-Dixon, Director
Department of Defense - Manpower Data Center
1600 Wilson Blvd., Suite 400
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Done

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